

**Head Office:**  
Dixon Kelley Estate Agents  
1 Penn Court  
Station Road, West Moors  
Dorset. BH22 0JJ

# DORSET PARK HOMES

**DRAFT**

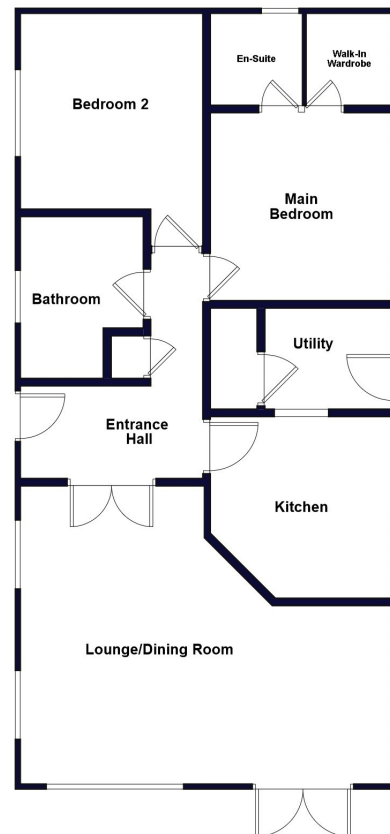
[www.dorsetparkhomes.com](http://www.dorsetparkhomes.com)

**Telephone: 01202 877511**

**52 Dewlands Park, West Close, Verwood. BH31 6PR**



**Spacious Park Home in Secluded Position with Driveway & GARAGE**



This drawing has been prepared for diagrammatic purpose only. Not to scale

## 2 Bedroom Park Home approx 40' x 20'

Accommodation & approximate room dimensions:

- Tingdene 'Deene Cottage' circa 1999
- Spacious Entrance Hall: Cloaks cupboard. Hatch to roof. Double doors to:
- Lounge/Dining Room: approx 19'6" x 15'2" overall max. Feature fireplace. Double doors to garden.
- Kitchen: approx 9'5" x 9'4". Modern fitted kitchen with a good range of floor & wall cupboards. High level oven, gas hob & cooker hood. Space for dishwasher.
- Utility Room: 7'5" x 5'2". Space for fridge, freezer & washing machine. Door to garden.
- Bedroom 1: approx 9'8" x 9'5" Plus walk-in wardrobe.
- En-Suite Shower Room: Modern suite
- Bedroom 2: approx 10'1" x 9'5". Double wardrobe.
- Bathroom: Corner bath, vanity wash basin & WC. Heated towel rail.
- Gas Central Heating (system untested)
- PVCu Double-Glazing
- Parking on Plot & GARAGE
- Delightful secluded plot with large patio area & lawn. Overall, the garden enjoys a good degree of privacy & sunshine. Shed and Greenhouse.
- Age Restriction 50+ Pets Considered
- Popular, well maintained Residential Park near to protected walks & local amenities.

## Beautifully Presented



**Pitch Fee: approx £220 per month**

**Subject to Annual Review**

**Council Tax Band: 'A'**

**Tenure: 1983 Mobile Homes Act Agreement**

**Price £225,000**

**VIEWING STRICTLY BY APPOINTMENT WITH THE VENDOR'S AGENT Dorset Park Homes 01202 877511**

**IMPORTANT NOTE:** These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of any contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any of the services, appliances, equipment or facilities are in good working order or have been tested. Purchasers should satisfy themselves on such matters prior to purchase. Ref.W05179

*The recommended specialist in Park Home sales*  
Proprietor: Simon Dixon

